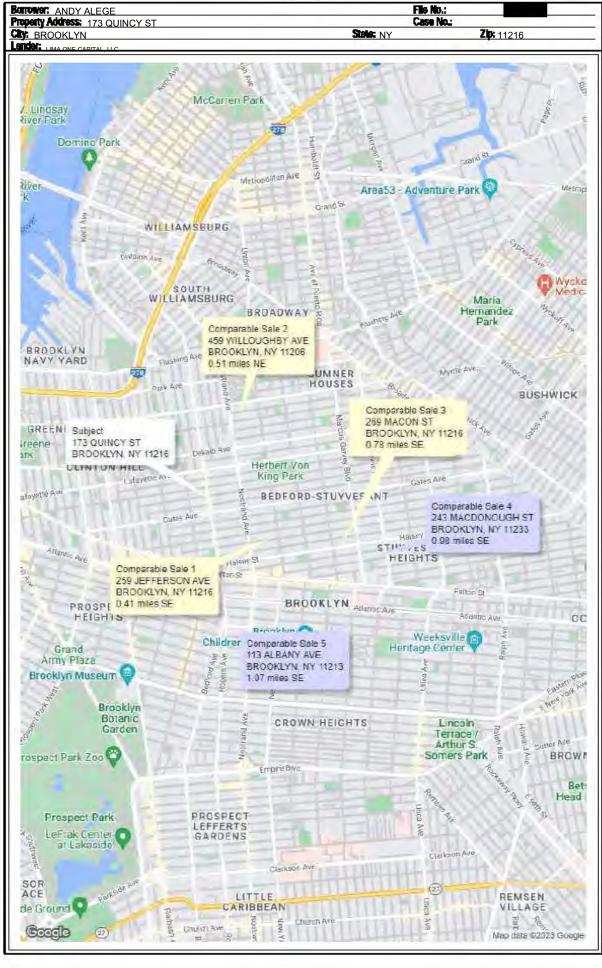
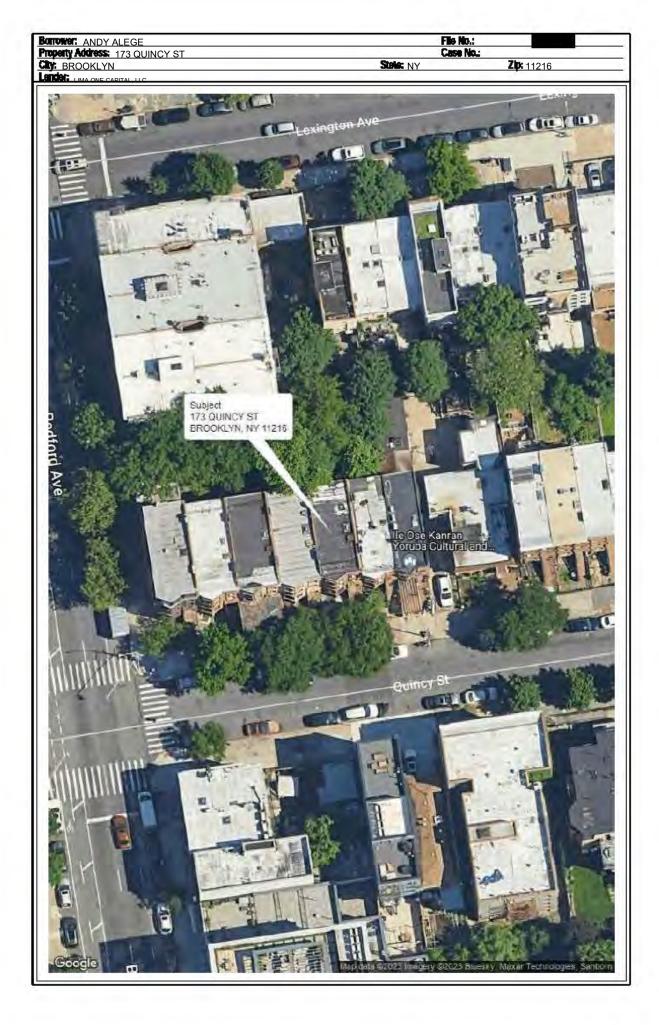
USPAP ADDENDUM

ANDY ALEGE			
Property Address: 173 QUINCY ST			
City: BROOKLYN Lender: LIMA ONE CAPITAL, LLC	County: KINGS	State: NY	Zip Code: 11216
Lender: LIMA ONE CAPITAL, LLC			
APPRAISAL AND REPORT IDENT	TFICATION		
This report was prepared under the	following USPAP reporting	g option:	
X Appraisal Report	A written report prepared under Si	tandards Rule 2-2(a).	
Restricted Appraisal Report	A written report prepared under S	tandards Rule 2-2(b).	
Decemble Francisco Time			
Reasonable Exposure Time My opinion of a reasonable exposure time to	or the cubicct property at the market	t value stated in this report is:	120 DAYS
my opinion of a reasonable exposure unie to	i the subject property at the market	t value stated in this report is.	ico Ditto
Additional Certifications			
I have performed NO services, as an	appraiser or in any other capacity, r	egarding the property that is th	ne subject of this report within the three-year
period immediately preceding acceptar	11	ogurding the property that is the	io subject of this report within the three year
	and the same of th		
X I HAVE performed services, as an ap			
period immediately preceding acceptar	ce of this assignment. Those service	ces are described in the comm	ents below.
THE SUBJECT WAS APPRAISED BY	THE APPRAISER ON 06/23	/2020 AS AN EXTERIOR	INSPECTION. THE MARKET VALUE HAS
REMAINED STABLE.			
- Asia			
Additional Comments			
APPRAISER:		SUPERVISORY APPRA	AISER (only if required):
0 - A			
Signature: Souvard	achoon	Signature:	
Name: HOWARD F. JACKSON R.	, MÁI		
Date Signed: 05/15/2023		Date Signed:	
State Certification #: 46000004840			
or State License #:	State #:		
or Other (describe): State: NY		State: Expiration Date of Certifi	cation or License:
Expiration Date of Certification or License:	09/11/2023		spection of Subject Property:
Effective Date of Appraisal: May 15, 202)3		terior-only from street Interior and Exterior

Produced using ACI software, 800.234.8727 www.aciweb.com

LOCATION MAP





SUBJECT PROPERTY PHOTO ADDENDUM

Borrower: ANDY ALEGE File No.:
Property Address: 173 QUINCY ST Case No.:
City: BROOKLYN State: NY Zip: 11216
Lender: LIMA ONE CARITAL LIC



FRONT VIEW OF SUBJECT PROPERTY

Appraised Date: May 15, 2023 Appraised Value: \$ 2,235,000



REAR VIEW OF SUBJECT PROPERTY



STREET SCENE

COMPARABLE PROPERTY PHOTO ADDENDUM

File No.: Case No.:	
	Case



COMPARABLE SALE #1

259 JEFFERSON AVE BROOKLYN, NY 11216 Sale Date: s07/22;c04/22 Sale Price: \$ 2,450,000



COMPARABLE SALE #2

459 WILLOUGHBY AVE BROOKLYN, NY 11206 **Sale Date:** \$11/22;UNK **Sale Price:** \$ 2,100,000



COMPARABLE SALE #3

269 MACON ST BROOKLYN, NY 11216 Sale Date: s09/22;c08/22 Sale Price: \$ 2,165,000

COMPARABLE PROPERTY PHOTO ADDENDUM

File No	As a
Case No.:	
State: NY	Zip: 11216



COMPARABLE SALE #4

243 MACDONOUGH ST BROOKLYN, NY 11233 Sale Date: c12/22 Sale Price: \$ 2,300,000



COMPARABLE SALE #5

113 ALBANY AVE BROOKLYN, NY 11213 Sale Date: ACTIVE Sale Price: \$ 2,449,000

COMPARABLE SALE #6

Sale Date: Sale Price: \$

Case 1-24-41125-ess Doc 23-8 Filed 05/03/24 Entered 05/03/24 16:12:58

Borrower: ANDY ALEGE	File No	.:
Property Address: 173 QUINCY ST	Case N	lo.:
City: BROOKLYN	State: NY	Zip: 11216
Lender: LIMA ONE CARITAL LLC		•



ADDITIONAL SIDE VIEW



ADDITIONAL STREET VIEW

OPERTY ANDY ALEGE OPERTY Address: 173 QUINCY ST		File No.: Case No.:	
BROOKLYN REF. LIMA ONE CAPITAL, LLC	St	ate: NY	Zip: 11216
UNIQUE ID NUMBER	State of New York	FO	R OFFICE USE ONLY
46000004840	Department of State DIVISION OF LICENSING 8	le No	omtrol 1543472
PURSUANT TO	THE PROVISIONS OF ARTICLE	A 20 -400 M of	EFFECTIVE DATE
		PRAISERS.	09 12 21
	JACKSON HOWARD F JR	HGH	EXPIRATION DATE
a him in the	C/D-INTEGRATED REAL EST		09 11 23
	RIVERHEAD, NY 11901	* * * * * * 5	
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		in Whoesa, Whereot,	The Department of State has caused
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DOS-1098 (Rev. 3(01)	I was the same the same the	W W W	W W

